OFFICIAL PLAT
SITE PLAN
(AS-BUILT)

CIC NUMBER 122

APRIL RIDGE 3RD ADDITION

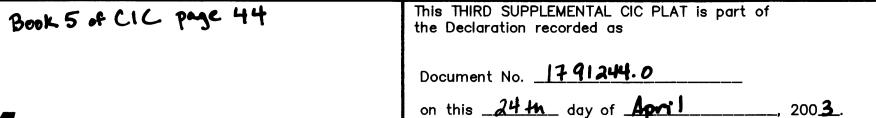
Receipt # 2003053204/\$217.00

N89°43'30"W 607.93

ADDITION

2ND

COLONY PRESERVE COACH HOMES, A CONDOMINIUM THIRD SUPPLEMENTAL CIC PLAT



CITY OF BLAINE, COUNTY OF ANOKA Sec. 20 and 29, T. 31, R. 23 RED S89°40'25"E 669.59 S82°34'09"E 217.13 I, Jeffrey D. Lindgren, hereby certify that I have prepared this THIRD SUPPLEMENTAL CIC plat of N89°05'25"W 90.00 CIC NUMBER 122, COLONY PRESERVE COACH HOMES, A CONDOMINIUM, being located OAK Lot 3, Block 2, COLONY PRESERVE, Anoka County, Minnesota. N86°47'42"W 109.00 WETLAND And the additional real estate that may be subsequently added, described as follows: REAL ESTATE Lots 1, 2, 3, 4, and 5, Block 1, and Lots 1, 4, 5, 8, 9, 10, 11, and 12, Block 2, COLONY PRESERVE, Anoka County, Minnesota. ADDITIONAL REAL ESTATE DETAIL which fully and accurately depicts all information required by Minnesota Statutes Section 515B.2-Dated this 97H day of APRIL OF OUTSIDE DIMENSIONS OF BUILDING S89°05'25"E 90.00 S86°47'42"E 109.00 Anoka County Coop Light and Powe Assoc. Egsement per Doc. No. 99442 Minnesota License No. 14376 FEET STATE OF MINNESOTA **COUNTY OF DAKOTA** 1 INCH = 30 FEET101ST AVE. The foregoing certificate was acknowledged before me this <u>97H</u> day of <u>APRIL</u>, 200 <u>3</u>, by Jeffrey D. Lindgren, a licensed professional land surveyor, ADDITIONAL N80°16'42"E 135.07 REAL ESTATE S89°15'29"W 109.00 N89°50'44"W 109.00 NOTARY PUBLIC MINNESC TA My Commission Expires Jan 31 2005 PONDRometle F. Hedlund, Notary Public, Minnesota S89*27'00"E 109.00 My Commission Expires 1-31-2005 **ADDITIONAL** ADDITIONAL (Drainage and Utility Easement over all REAL ESTATE REAL ESTATE I, Randall C. Hedlund, a licensed professional engineer licensed in the State of Minnesota, pursuant mechanical systems of all buildings containing or comprising any units hereby created are S89°50'44"E 109.00 substantially completed consistent with the THIRD SUPPLEMENTAL CIC Plat for CIC NUMBER 122, COLONY PRESERVE COACH HOMES, A CONDOMINIUM. Dated this 9TH day of APRIL 84.2 | 18.2 118.4 COMMON ELEMENT REAL ESTATE N88°40'18"E 109.00 Randall C. Hedlund, Licensed Professional Engineer Minnesota License No. 19576 ADDITIONAL S89°50'44"E 109.00 REAL ESTATE STATE OF MINNESOTA S46°01'23"W 36.18 ADDITIONAL COUNTY OF DAKOTA ADDITIONAL REAL ESTATE N89°59'36"E 165.00 REAL ESTATE The foregoing certificate was acknowledged before me this <u>47H</u> day of <u>APRIL</u>, 200<u>3</u>, by Randall C. Hedlund, a licensed professional engineer, 100TH LANE N89°51'40"W 77.00 N89°49'10"E 109.00 S49°02'27"W 6.36 ROMELLE F. HELL TO N88°40'18"E 109.00 NOTARY PUBLIC MINNESO My Commission Expires can 3 200 S89°51'40"E 77.00 * | * | * | 109.00* My Commission Expires 1-31-2005 This CIC plat has been checked and approved this 24TM day of APRIL ADDITIONAL REAL ESTATE COND SUPPLEMENTAL ORIGINAL DECLARATION UNITS 51-56 O = DENOTES Iron Monument 1791244.0 OFFICE OF COUNTY RECORDER FOR THE PURPOSES OF THIS CIC PLAT, THE EAST LINE OF BLOCK 2 IS ASSUMED TO BEAR SO0°01'00"E. STATE OF MINNESOTA, COUNTY OF ANOKA S89°51'40"E 77.00 I hereby certify that the within instrument was filed in this office for record THERE IS A DRAINAGE AND UTILITY EASEMENT COMMON ELEMENT on the 24 April A.D., 2003 OVER ALL OF LOT 5, BLOCK 1, AND LOT 13 BLOCK 2, PER THE PLAT OF COLONY PRESERVE. 22.8^R S89°52'57"E 86.00 S89°52'57"E 86.00 ADDITIONAL S89°52'57"E 86.00 10:10 o'clock M., and was duly recorded HEREBY CERTIFY THAT THE CURRENT AND REAL ESTATE in book 5 page 44 BENCHMARK: TOP NUT HYDRANT NEAR NORTH WEST CORNER OF LOT 8, BLOCK 2 COLONY PRESERVE. ELEV. = 909.40 FEET (N.G.V.D.-1929) Maureen J. Devine ADDITIONAL REAL ESTATE N89°51'40"W 77.00 BMC DENOTES CONCRETE CURB DENOTES BITUMINOUS SURFACE S89°52'57"E 86.00 DEPUTY PROPERTY TAX ADMINISTRATOR DENOTES COMMON ELEMENT >>- N00°16'30"E 15.23

HEDLUND

PLANNING ENGINEERING SURVEYING

1 inch = 60 feet

Book 5 of CIC Page 44

CIC NUMBER 122

COLONY PRESERVE COACH HOMES, A CONDOMINIUM THIRD SUPPLEMENTAL CIC PLAT

This THIRD SUPPLEMENTAL CIC PLAT is part of the Declaration recorded as

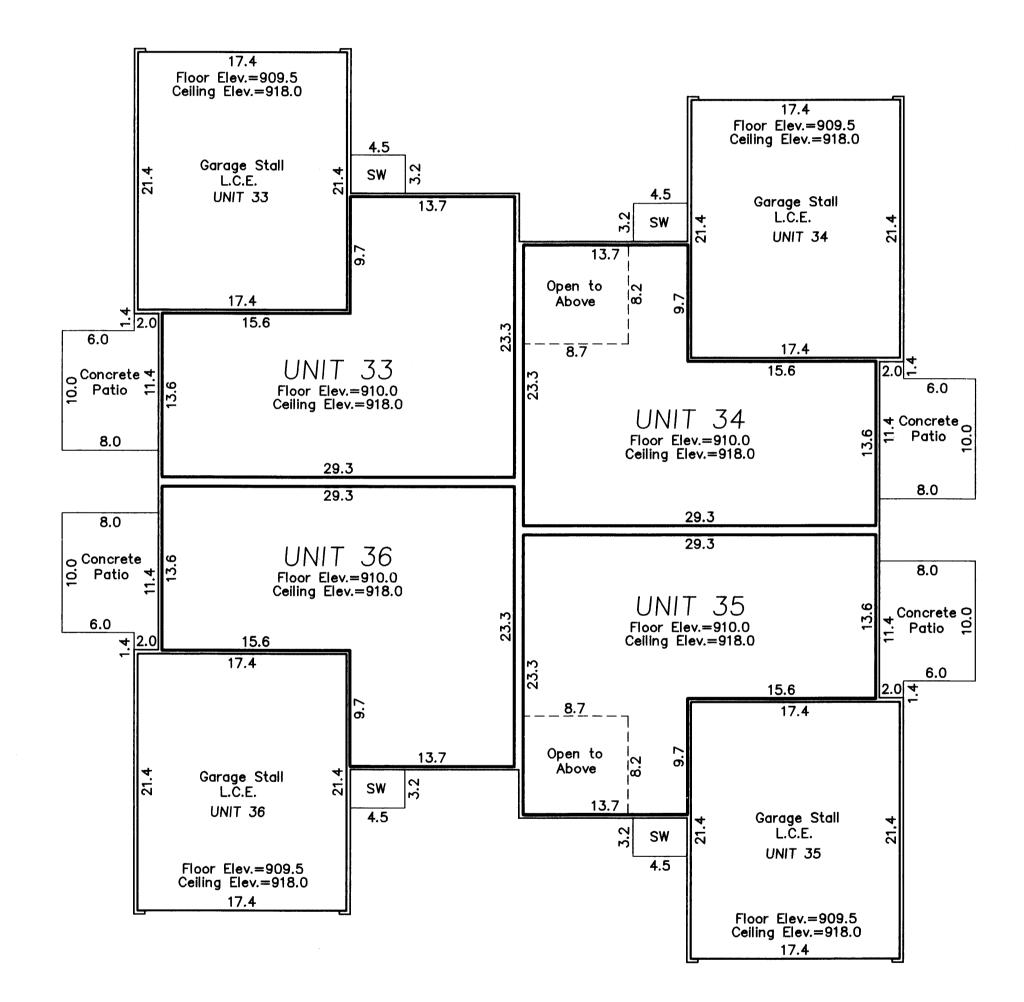
Document No. 1791244.0

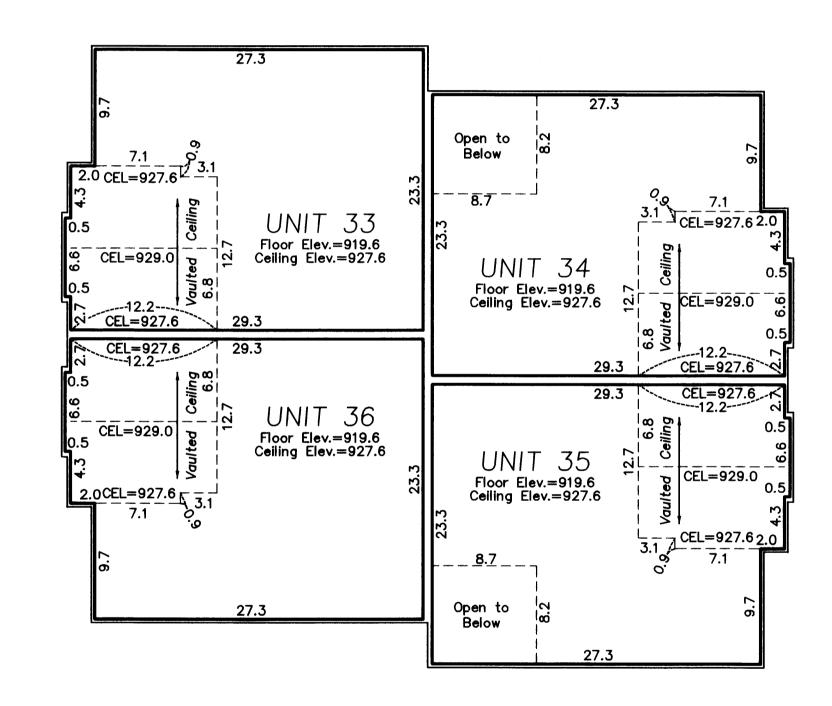
on this 24th day of April , 2003.

CITY OF BLAINE, COUNTY OF ANOKA Sec. 20 and 29, T. 31, R. 23

FIRST FLOOR
(AS-BUILT)

SECOND FLOOR (AS-BUILT)





HEDLUND
PLANNING ENGINEERING SURVEYING



All Sidewalks, and Patios are LIMITED COMMON ELEMENTS assigned to the UNIT adjoining thereto.

L.C.E. - Denotes Limited Common Element

Elevations shown are referenced to a bench mark as denoted on Sheet 1 of 2 Sheets.

All inside finished surface to inside finished surface dimensions and elevations are shown in feet and tenths of a foot.

SW — Denotes Sidewalk

CEL — Denotes Ceiling Elevation